

**WATER & SEWERAGE PLAN AMENDMENTS
FALL 2010 CYCLE**

STAFF REPORT

Case # WS-10-12

APPLICANT: Town of New Market (Olsen/Pippin)

REQUEST: To reclassify 0.57 acres from W-5/Dev. to W-3/Dev.

LOCATION: 13 West Main Street (Tax Map 801, Parcel 3852, Tax ID# 09-243232), in the Town of New Market

BACKGROUND:

Comprehensive Plan — The property is designated Low Density Residential on the Town's Master Plan.

Zoning — R-1 Residential (Town zoning)

Development Status — The property is developed with a residence.

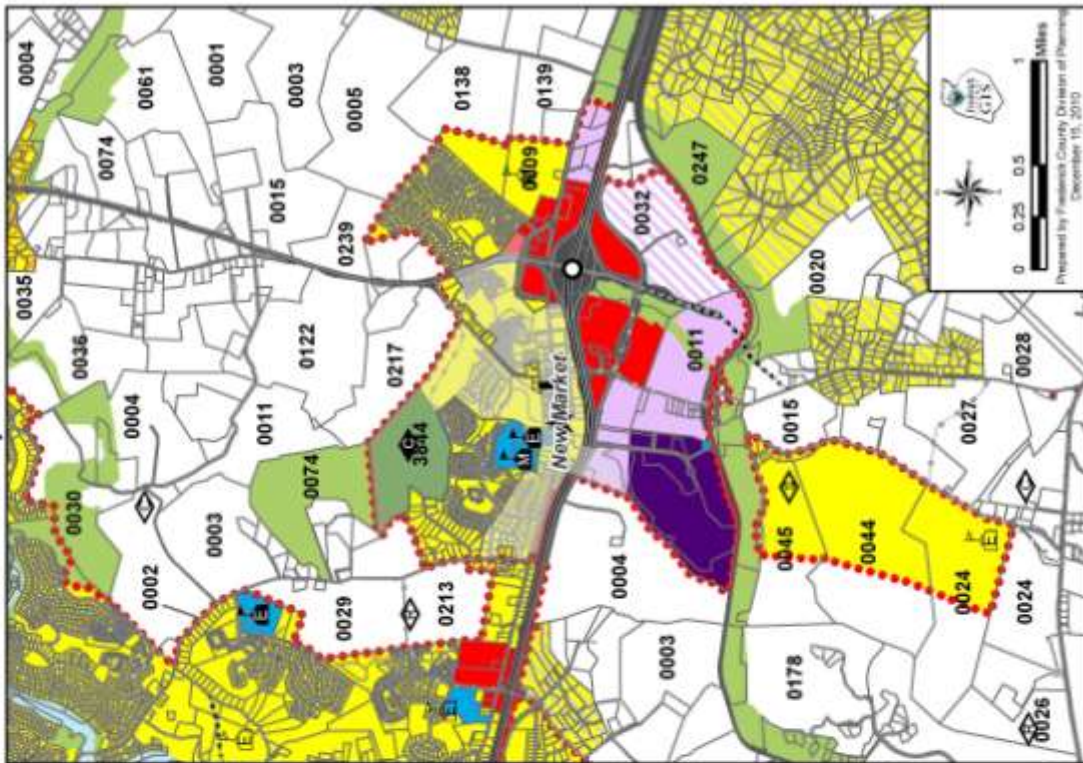
Water & Sewerage Plan Status — The parcel has existing public sewer service and currently uses an individual well. The construction of a new 12-inch water line along Main Street between Royal Oak Drive and Marley Street has recently been completed.

The Board of County Commissioners and the Town of New Market executed a Water Service Area Agreement (WSAA) in April 2003. This agreement identified the county as the sole provider of water and sewer service to the Town of New Market and contains an allocation schedule for providing water taps to the Town for the Town to allocate to existing County sewer customers. In July 2009 the BOCC approved the Third Amendment to revise the 2003 WSAA that included updates to the original allocation schedule and allows the accelerated purchase of water taps. The revised WSAA will enable existing developed properties in town to immediately connect to the water system, provided the property has the proper water designation pursuant to Section 14 of the WSAA.

STAFF RECOMMENDATION:

Staff recommends the Planning Commission make a finding of consistency with the Comprehensive Plan.

Comprehensive Plan



WS 10-12

Water Plan



Sewerage Plan

